

LOT 51
IN OR 2541/5
ISLE DE MAI AT AMELIA PB 7/12

LEONARD CLARA A
628 SPANISH WAY E
FERNANDINA BEACH, FL 32034

2023

00-00-31-087I-0051-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1079.00	

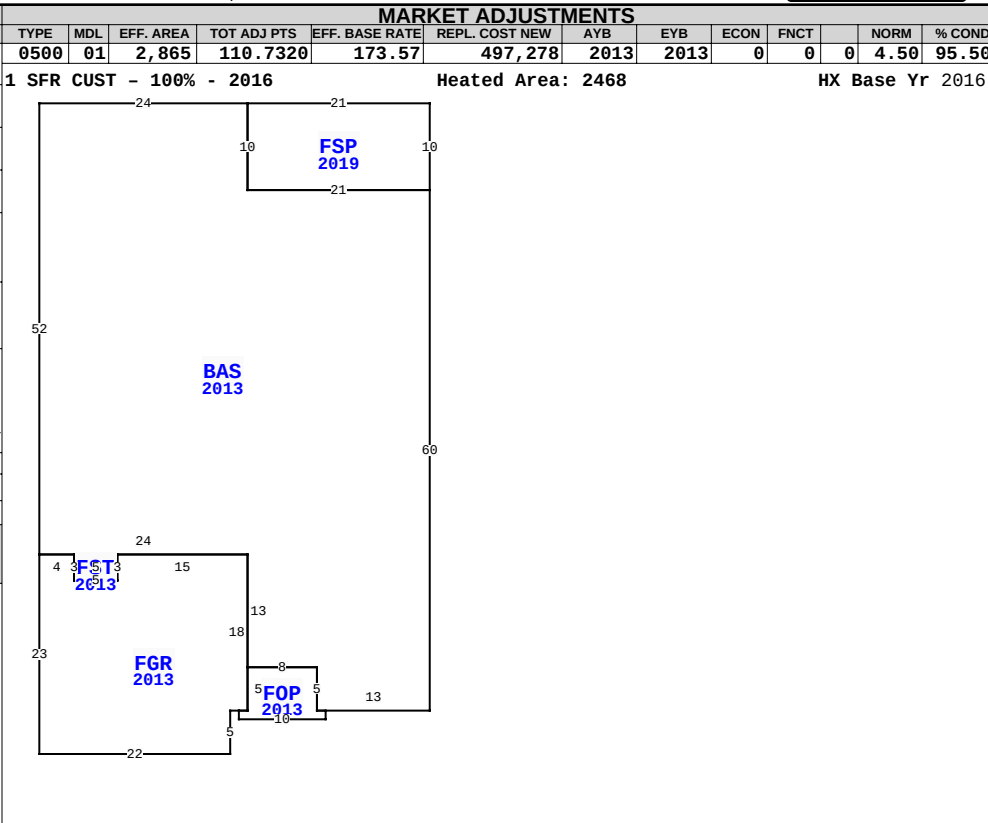
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,468	100	2,468	409,094
FGR	527	55	290	48,070
FOP	50	30	15	2,487
FSP	210	40	84	13,924
FST	15	55	8	1,326

TOTALS	3,270		2,865	474,900
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0855	CONC PAVER	0 100	0	0	629.00	SF	7.00	7.00
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0003		0.00	0.00	1.00

REVIEW DATE	11/15/2019	BY	DJA
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	474,900								
TOTAL MARKET OB/XF VALUE	7,543								
TOTAL LAND VALUE - MARKET	140,000								
TOTAL MARKET VALUE	622,443								
SOH/AGL Deduction	259,310								
ASSESSED VALUE	363,133								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	313,133								
TOTAL JUST VALUE	622,443								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	565,984								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20131268	NEW CONSTR	4,500	06/05/2013
20131004	NEW CONSTR	264,189	05/07/2013
20131004	ROOF	3,000	05/07/2013

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2541/0005	12/30/2021	TD	U	I	11	100	
GRANTOR: MULDER LEE B REVOCABL							
GRANTEE: LEONARD CLARA ANN							
2006/1699	10/01/2015	QC	U	I	11	132,500	
GRANTOR: MULDER LEE B REVOCABL							
GRANTEE: LEONARD CLARA A							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=2019] W21 BAS=[YR=2013] W24 S52 FGR=[YR=2013] S23 E22 N5 E1 FOP=[YR=2013] S1 E10 N1 W1 N5 W8 S5 W1\$ E1 N18 W15 FST=[YR=2013] W5 S3 E5 N3\$ S3 W5 N3 W4\$ E24 S13 E8 S5 E13 N60 W21 N10\$ S10 E21 N10\$.									

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1	0855	CONC PAVER	0 100	0	0	629.00	SF	7.00	7.00
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00

REVIEW DATE	11/15/2019	BY	DJA
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Total Acres: 0.00	Total Land Value: 140,000	Market: 0	Agricultural: 0	Common: 140,000	PRINTED 08/02/2023 BY SYS
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